

Design Standards

What are design standards?

- Design Standards are text and graphics that describe design features of new buildings or uses of land in the Town. Some of the standards pertain to the finer details of development, such as parking, signs, and outdoor lighting; some standards are use-specific, such as for campgrounds, self-storage facilities, sawmills, etc.

What is not changing?

- Existing Design Standards are being maintained, additional standards have been added.
- Parking dimensions are being maintained, additional standards have been added.
- Sign sizes for most uses are being maintained.
- Loading docks are still allowed in the Ag/Rural district.

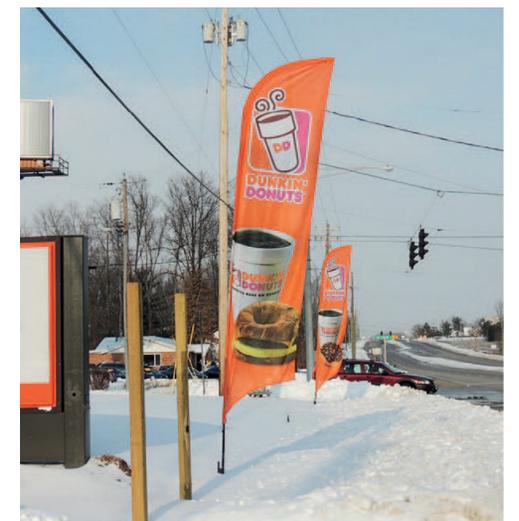
What is changing?

- Standards for parking' are renamed to 'Standards for access, parking, and circulation' to address a variety of modes of transportation
- In Residential, Hamlet Neighborhood, and Hamlet Center Zones, no loading berth may be located on a front facade, and no loading area may be located in a front yard.
- Added a requirement that all developments subject to Site Plan Review submit a landscape plan – single-family dwellings, two-family dwellings, and multi-unit dwellings of 6 units or less are exempt
- Elder cottages are being changed to Accessory Dwelling Units (ADU), and criteria for approval has been updated. Only one ADU is allowed per lot
- Amended standards for multiple-family residences anywhere in the Town
- New sign standards, including guidance for measuring signs
- New lighting standards, including Dark-Sky compliance, which requires fixtures to focus lighting downward without excessive illumination of the upper residential stories of buildings or of the night sky
- Added a new section with approval requirements for Animal Waste Storage Facilities
- Added a new section with approval requirement for Confined or Concentrated Animal Feeding Operation (CAFOs)
- Added new standards buffering important streams from development, requiring 100-foot setbacks from Trumansburg and Taughannock Creeks
- Updated standards for flag lots

Examples of prohibited signs:



(Sign with 100% of Area Internally Lit)



Blade sign



Neon/Tubular Gas Sign